

ZB# 88-37

Ken & Patricia Bates

67-5-14

Prelim.

June 27, 1988.

Action: 6/27/88:
ig TAA

✓ Ce

✓ No use

use der.

Use variance
is required -
Per ZBA at spec.
meeting - 7/11/88 -
Informed Ap. on 7/13/88.

Public Hearing:

Nov. 18th, 1988

Notice to
Sentinel

10/14/88

11/14/88 - Motion to table &
pending notification of
review of OLP & Dev. &
pending further input
from Atty. General

App. to OCPD on 11/15/88

12/12/88 - Unfinished Bus.

Denial use

Variance

General Receipt

10091

TOWN OF NEW WINDSOR

555 Union Avenue
New Windsor, N. Y. 12550

Nov. 15 19 88

Received of Patricia Bates \$ 25.00

Twenty-five and 00/100 DOLLARS

For ZBA Application Fee - #88-37

DISTRIBUTION:

FUND	CODE	\$ AMOUNT
ck #101		25.00

By Pauline G. Townsley

Town Clerk

Title

Williamson Law Book Co., Rochester, N. Y. 14609

cc:file

ZONING BOARD OF APPEALS
TOWN OF NEW WINDSOR

-----x

In the Matter of the Application of
KENNETH BATES and PATRICIA BATES

DECISION DENYING
USE VARIANCE

#88-37.

-----x

WHEREAS, KENNETH BATES and PATRICIA BATES, Route 94 and Palomino Drive, New Windsor, New York 12550, have made application before the Zoning Board of Appeals for a use variance for the purposes of:

Conversion of one-family residence to two-family residence in NC zone located at above address; and

WHEREAS, a public hearing was held on the 14th day of November, 1988 at the Town Hall, 555 Union Avenue, New Windsor, New York; and

WHEREAS, Applicants appeared in behalf of themselves; and

WHEREAS, the application was unopposed; and

WHEREAS, the Zoning Board of Appeals of the Town of New Windsor makes the following findings of fact in this matter:

1. The notice of public hearing was duly sent to residents and businesses as prescribed by law and published in The Sentinel, also as required by law.

2. The evidence shows that applicants have applied to the ZBA for a use variance to allow the conversion of one-family residence to two-family residence in non-residential zone.

3. The evidence presented indicates that the Applicants may realize a reasonable return from the property as it is presently zoned but that the use which is being requested would not yield the same reasonable return.

WHEREAS, the Zoning Board of Appeals of the Town of Windsor makes the following conclusions of law in this matter:

1. The evidence indicates that the aforesaid circumstances or conditions are such that the strict application of the provisions of the local law would not deprive the applicant of a reasonable use of the land since the property is located in a district which, according to the use regulations, does not allow a two-family residential dwelling.

2. The evidence indicates that the plight of the applicant is not due to unique circumstances and general conditions.

3. The evidence shows that the application as presented will alter the essential character of the neighborhood which is NC - Neighborhood Commercial.

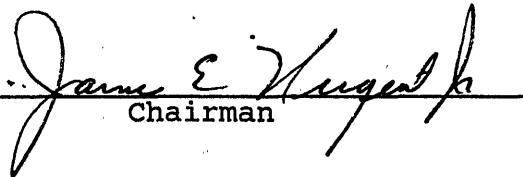
NOW, THEREFORE, BE IT

RESOLVED, that the Zoning Board of Appeals of the Town of New Windsor DENY a use variance to the applicant.

BE IT FURTHER,

RESOLVED, that the Secretary of the Zoning Board of Appeals of the Town of New Windsor transmit a copy of this decision to the Town Clerk, Town Planning Board and the applicant.

Dated: December 12, 1988.


Chairman



Louis Holmbach
County Executive

Rec'd 11/28/88
ZBA (PAB)

Department of Planning
& Development

124 Main Street
Goshen, New York 10924
(914) 294-5151

Peter Garrison, Commissioner
Richard S. DeTurk, Deputy Commissioner

ORANGE COUNTY DEPARTMENT OF PLANNING & DEVELOPMENT
239 L, M or N Report

This proposed action is being reviewed as an aid in coordinating such action between and among governmental agencies by bringing pertinent inter-community and Countywide considerations to the attention of the municipal agency having jurisdiction.

Referred by T. NEW WINDSOR ZBA D P & D Reference No. NWT 48-8801

County I.D. No. 6715114

Applicant KENNETH + PATRICIA BATES

Proposed Action: USE VARIANCE: CONVERSION OF SF TO TWO FAMILY IN NE ZONE
State, County, Inter-Municipal Basis for 239 Review FRONTAGE/ACCESS NYS 94

Comments:

APPLICANT MUST DEMONSTRATE THAT THEIR SITUATION IS UNIQUE, THAT A REASONABLE RETURN CANNOT BE REALIZED UNDER ANY USE PERMITTED BY THE ZONING ORDINANCE ("DOLLARS & CENTS" PROOF) AND THAT THE CHARACTER/QUALITY OF THE AREA WILL NOT BE ALTERED.

Related Reviews and Permits

County Action: Local Determination ☒ Disapproved ☐ Approved ☐

Approved subject to the following modifications and/or conditions:

NOVEMBER 21, 1988
Date

Peter Garrison
Commissioner



1763

TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK

file

November 29, 1988

Mr. and Mrs. Kenneth Bates
P. O. Box 338
Cornwall, N. Y. 12518

RE: APPLICATION FOR USE VARIANCE
#88-37

Dear Mr. and Mrs. Bates:

This is to confirm that the Zoning Board of Appeals at its November 28, 1988 meeting voted to DENY the above application for a use variance.

Formal decision will be drafted some time in the future and acted upon by the Board. You will be receiving a copy by return mail.

Very truly yours,

Patricia A. Barnhart

PATRICIA A. BARNHART
Secretary

/pab

Enclosure

cc: Town Planning Board
Michael Babcock, B. I.

B.

ORANGE COUNTY DEPARTMENT OF PLANNING
APPLICATION FOR MANDATORY COUNTY REVIEW
OF LOCAL PLANNING ACTION
(Variances, Zone Changes, Special Permits, Subdivisions)

Section A. - To be completed by Local Board having jurisdiction.
To be signed by Local Official.

Local File No. 88-37

1. Municipality Town of New Windsor Public Hearing Date 11/14/88
☐ City, Town or Village Board ☐ Planning Board ☒ Zoning Board of Appeals

2. Applicant: NAME Kenneth & Patricia Bates
Address Rt. 94 & Palomino Rd., New Windsor, N.Y. 12550.
Attorney, Engineer, Architect N/A

3. Location of Site: Same as above.
(street or highway, plus nearest intersection)

Tax Map Identification: Section 67 Block 5 Lot 14

Present Zoning District NC Size of Parcel .85 acre

4. Type of Review:

☐ Special Permit Use*

☒ Variance* Use ☒ One Two Fam. Residence in NC zone ☒
Area _____

☐ Zone Change* From: _____ To: _____

☐ Zoning Amendment* To Section: _____

☐ Subdivision** Major _____ Minor _____

11/15/88
Date

Patricia A. Banhart, Secy.
Signature and Title

*Cite Section of Zoning Regulations where pertinent ☒ See attachments
**Three (3) copies of map must be submitted if located along County
Highway, otherwise, submit two (2) copies of map.

(Note: The ZBA meets every 2nd and 4th Mon. of each month, except July and August.)

88-37

PROCEDURE FOR PUBLIC HEARING

In order to prepare for a public hearing before the Zoning Board of Appeals, the applicant must first prepare a public hearing notice, publication to appear in THE SENTINEL once at least ten (10) days prior to the public hearing date. When notice has been prepared, return it to the Zoning Board Secretary (Address below) so that she may transmit it to the newspaper in a timely manner. The cost of the publication is at the applicant's expense. The applicant, upon paying for the published notice, will receive an affidavit of publication. Three (3) copies of the application must also be completed and returned to the Secretary. NO PUBLIC HEARING DATE WILL BE SCHEDULED UNTIL ALL PAPERWORK IS COMPLETED AND RETURNED TO SECRETARY.

Registered or certified letters are to be sent to all property owners within a radius of 500 ft. from the subject property. This list may be obtained from the Town Assessor's office for a fee which is determined by the Town Assessor. Her office is located in the Town Hall. PLEASE ALLOW THE ASSESSOR'S OFFICE AT LEAST ONE WEEK TO PREPARE AND RETURN THE LIST. All registered or certified letters must have return receipts. All return receipts, copy of published notice, affidavit of publication from newspaper, copy of site plan with measurements, must be presented to the Secretary at the public hearing by the applicant. The list from the Assessor's Office, or copy thereof, must also be presented to the Secretary at the public hearing as part of the record. You may use the form Notice of Public Hearing as your letter of transmittal to all of the property owners within 500 ft. radius of the property in question. The letters must be postmarked at least ten (10) days previous to the public hearing.


Fees: A fee of \$50.00, payable to the TOWN OF NEW WINDSOR, must accompany all applications for commercial use. A fee of \$25.00 is required for residential applications. All fees are due at the time the applications are returned to the Secretary.

Please have your attorney determine whether Section 239 1 and m of the General Municipal Law is applicable, and if so, send a copy of your application with plans attached, to: Orange County Planning Dept., 124 Main Street, Goshen, New York 10924. The applicant must notify the Orange County Planning Dept., if applies, sufficiently in advance of the public hearing to permit that Board time to review the application and advise the ZBA.

RETURN ALL PAPERWORK PROMPTLY TO:

PATRICIA A. BARNHART, Secretary
New Windsor Zoning Board of Appeals
555 Union Avenue - Town Hall
New Windsor, N.Y. 12550 - 565-8550 (914)

Applicant's check list: (Return all to Secretary)

1. Three copies of application, site plans and maps.
 2. Public Hearing notice (immediately)
 3. Town Assessor's list.
 4. Green cards (return receipts).
 5. Fee for application.
 6. Affidavit of publication from newspaper.
- 

TOWN OF NEW WINDSOR
ZONING BOARD OF APPEALS

APPLICATION FOR VARIANCE OR SPECIAL PERMIT

88-37

Date: 10/17/88

I. ✓ Applicant Information:

- (a) Kenneth E. & Patricia Bates ✓
(Name, address and phone of Applicant) (Owner)
(b) P.O. Box 338, Cornwall, NY 12518 (914) 562-0542
(Name, address and phone of purchaser or lessee)
(c) _____
(Name, address and phone of attorney)
(d) _____
(Name, address and phone of broker)

II. Application type:

- ☒ Use Variance ☐ Sign Variance
☐ Area Variance ☐ Interpretation

III. ✓ Property Information:

- (a) N/C New Windsor 67-5-14 .85 acre
(Zone) (Address) (S B L) (Lot size)
(b) What other zones lie within 500 ft.? N/A
(c) Is a pending sale or lease subject to ZBA approval of this application? NO
(d) When was property purchased by present owner? 4/1/85
(e) Has property been subdivided previously? NO When? _____
(f) Has property been subject of variance or special permit previously? NO When? _____
(g) Has an Order to Remedy Violation been issued against the property by the Zoning Inspector? NO
(h) Is there any outside storage at the property now or is any proposed? Describe in detail: Two (2) metal sheds 10 x 14
8 x 10

IV. ✓ Use Variance:

- (a) Use Variance requested from New Windsor Zoning Local Law, Section 48-9, Table of use/bulk Regs., Col A _____, to allow:
(Describe proposal) Convert one (1) family house into a
Two (2) family

- (b)✓ The legal standard for a "Use" variance is unnecessary hardship. Describe why you feel unnecessary hardship will result unless the use variance is granted. Also set forth any efforts you have made to alleviate the hardship other than this application.

The house does not conform with the neighborhood.

V. Area variance: N/A

- (a) Area variance requested from New Windsor Zoning Local Law, Section _____, Table of _____ Regs., Col. _____.

Requirements	Proposed or Available	Variance Request
Min. Lot Area		
Min. Lot Width		
Reqd. Front Yd.		
Reqd. Side Yd.	/	/
Reqd. Rear Yd.		
Reqd. Street Frontage*		
Max. Bldg. Hgt.		
Min. Floor Area*		
Dev. Coverage*	%	%
Floor Area Ratio**		

* Residential Districts only

** Non-residential districts only

- (b) N/A The legal standard for an "AREA" variance is practical difficulty. Describe why you feel practical difficulty will result unless the area variance is granted. Also, set forth any efforts you have made to alleviate the difficulty other than this application.

VI. Sign Variance: N/A

- (a) Variance requested from New Windsor Zoning Local Law, Section _____, Table of _____ Regs., Col. _____.

	Requirements	Proposed or Available	Variance Request
Sign 1			
Sign 2			
Sign 3			
Sign 4			
Sign 5			
Total	_____ sq.ft.	_____ sq.ft.	_____ sq.ft.

- (b) ^{N/A} Describe in detail the sign(s) for which you seek a variance, and set forth your reasons for requiring extra or oversize signs.

- (c) ^{N/A} What is total area in square feet of all signs on premises including signs on windows, face of building, and free-standing signs?

VII. Interpretation: ^{N/A}

- (a) Interpretation requested of New Windsor Zoning Local Law, Section _____, Table of _____ Regs., Col. _____.

- (b) Describe in detail the proposal before the Board:

VIII. [✓]Additional comments:

- (a) Describe any conditions or safeguards you offer to ensure that the quality of the zone and neighboring zones is maintained or upgraded and that the intent and spirit of the New Windsor Zoning Local Law is fostered. (Trees, landscaping, curbs, lighting, paving, fencing, screening, sign limitations, utilities, drainage.)

The house is being completely renovated inside and out.

IX. [✓]Attachments required:

- ☒ Copy of letter of referral from Bldg./Zoning Inspector.
- ☒ Copy of tax map showing adjacent properties.
- ☒ ^{N/A} Copy of contract of sale, lease or franchise agreement.
- ☒ Copy(ies) of site plan or survey showing the size and location of the lot, the location of all buildings, facilities, utilities, access drives, parking areas, trees, landscaping, fencing, screening, signs, curbs, paving and streets within 200 ft. of the lot.
- ☒ ^{N/A} Copy(ies) of sign(s) with dimensions.
- ☒ Check in the amount of \$ 25 payable to TOWN OF NEW WINDSOR.
- ☒ Photos of existing premises which show all present signs and landscaping.

X. AFFIDAVIT

Date 10/17/88.

STATE OF NEW YORK)
COUNTY OF ORANGE) SS.:

The undersigned Applicant, being duly sworn, deposes and states that the information, statements and representations contained in this application are true and accurate to the best of his knowledge or to the best of his information and belief. The applicant further understands and agrees that the Zoning Board of Appeals may take action to rescind any variance or permit granted if the conditions or situation presented herein are materially changed.

x Patricia S. Bates
(Applicant)

Sworn to before me this

17th day of October, 1988.

Patricia A. Barnhart

XI. ZBA Action:

PATRICIA A. BARNHART
Notary Public, State of New York
No. 018A4904434
Qualified in Orange County
Commission Expires August 31, 1989.

- (a) Public Hearing date _____
- (b) Variance is _____
- Special Permit is _____
- (c) Conditions and safeguards: _____
- _____
- _____
- _____

A FORMAL DECISION WILL FOLLOW
WHICH WILL BE ADOPTED BY
RESOLUTION OF ZONING BOARD OF APPEALS.

ZONING BOARD OF APPEALS
November 14, 1988

(ZBA DISK#4-111488.ZBA)

AGENDA:

7:30 P.M. - ROLL CALL

Motion to accept minutes of 10/14/88 meeting as written.

PRELIMINARY MEETING:

Public Hearing
BENEDUCCI, JOSEPH - Request for 11,747 s.f. lot area and 25 ft. lot width to construct one-family residence on Bull Road in R-1 zone. Present: Brian Gilmartin, Esq.

Engineering Notes
2. ALDRICH, ROBERT - Request for use variance to allow one-family residence in PI zone located at 64 Walsh Road. Present: Sidney DeGroat of DeGroat Construction.

PUBLIC HEARING:

3. BATES, KENNETH - Request for use variance to allow two-family in NC zone located on Rt. 94/Palomino Drive.

4. THE CHURCH OF JESUS CHRIST OF LATTER DAY SAINTS - Request for variance for more than allowable developmental coverage for construction of addition (Phase 3) to church complex located on Mt. Airy Road in R-3 zone. Matter referred by Planning Board. Present: Greg Shaw, P. E., Shaw Engineering, representing applicant.

*

*

*

ANYONE INTERESTED IN ATTENDING ASSOCIATION OF TOWNS MEETING ON
FEBRUARY 19TH THRU 22ND, 1989?

Adjournment

Pat - 565-8550 (o)
562-7107 (h)

Pat

TOWN OF NEW WINDSOR
ORANGE COUNTY, N. Y.
OFFICE OF ZONING - BUILDING INSPECTOR

NOTICE OF DISAPPROVAL OF BUILDING PERMIT APPLICATION

File No. 88-125

Date 5/9, 1988

To Kenneth & Patricia Bates
Rt 94 + Palomino Rd 562-0542
New Windsor N.Y. 12550

PLEASE TAKE NOTICE that your application dated 5/9, 1988
for permit to Put 2 Family Home In N.C. Zone
at the premises located at Rt 94 + Palomino Rd

is returned herewith and disapproved on the following grounds:

No 2 Family House Allowed In N.C. Zone
Table of Use Regulations (A + B)

John Fannegan
Building Inspector
Zoning

Call Zoning Sect 565-8550

Requirements	Proposed or Available	Variance Request
Min. Lot Area		
Min. Lot Width		
Reqd. Front Yd.		

ORANGE COUNTY, N. Y.
OFFICE OF ZONING - BUILDING INSPECTOR

NOTICE OF DISAPPROVAL OF BUILDING PERMIT APPLICATION

File No: 88-125

Date 5/9, 1988

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No 2 Family House Allowed In N.C. Zone
Table of Use Regulations (A + B)

John Finnegan
Building Inspector
Zoning

Call Zoning Sect 565-8550

Requirements	Proposed or Available	Variance Request
Min. Lot Area		
Min. Lot Width		
Reqd. Front Yd.		
Reqd. Side Yd.	<u>1</u>	<u>1</u>
Reqd. Rear Yd.		
Reqd. Street Frontage*		
Max. Bldg. Hgt.		
Min. Floor Area*		
Dev. Coverage*	<u>%</u>	<u>%</u>
Floor Area Ratio**		

* Residential Districts only
** Non-residential districts only

IMPORTANT

REQUIRED INSPECTIONS OF CONSTRUCTION - YOU MUST CALL FOR THESE

OTHER INSPECTIONS WILL BE MADE IN MOST CASES, BUT THOSE LISTED BELOW MUST BE MADE OR CERTIFICATE OF OCCUPANCY MAY BE WITHHELD. DO NOT MISTAKE AN UNSCHEDULED INSPECTION FOR ONE OF THOSE LISTED BELOW. UNLESS AN INSPECTION REPORT IS LEFT ON THE JOB INDICATING APPROVAL OF ONE OF THESE INSPECTIONS, IT HAS NOT BEEN APPROVED, AND IT IS IMPROPER TO CONTINUE BEYOND THAT POINT IN THE WORK. ANY DISAPPROVED WORK MUST BE REINSPECTED AFTER CORRECTION.

CALL ONE DAY AHEAD FOR ALL INSPECTIONS TO AVOID DELAYS - 565-8807

- 1-WHEN EXCAVATING IS COMPLETE AND FOOTING FORMS ARE IN PLACE (BEFORE POURING).
- 2-FOUNDATION INSPECTION - CHECK HERE FOR WATERPROOFING AND FOOTING DRAINS.
- 3-INSPECT GRAVEL BASE UNDER CONCRETE FLOORS, AND UNDERSLAB PLUMBING.
- 4-WHEN FRAMING IS COMPLETED, AND BEFORE IT IS COVERED FROM INSIDE, AND PLUMBING ROUGH-IN.
- 5-INSULATION.
- 6-PLUMBING FINAL & FINAL. HAVE ON HAND ELECTRICAL INSPECTION DATA PER THE BOARD OF FIRE UNDERWRITERS, AND FINAL CERTIFIED PLOT PLAN. BUILDING IS TO BE COMPLETE AT THIS TIME.
- 7-DRIVEWAY INSPECTION MUST MEET APPROVAL OF TOWN HIGHWAY INSPECTOR.
- 8-\$20.00 CHARGE FOR ANY SITE THAT CALLS FOR THE SAME INSPECTION TWICE.
- 9-PERMIT NUMBER MUST BE CALLED IN WITH EACH INSPECTION.
- 10-THERE WILL BE NO INSPECTIONS UNLESS YELLOW PERMIT CARD IS POSTED.
- 11-SEWER PERMITS MUST BE OBTAINED ALONG WITH BUILDING PERMITS FOR NEW HOUSES.
- 12-SPETIC PERMIT MUST BE SUBMITTED WITH ENGINEER'S DRAWING & PERC TEST.
- 13-ROAD OPENING PERMITS MUST BE OBTAINED FROM TOWN CLERK'S OFFICE.

Name of Owner of Premises KENNETH E. & PATRICIA S. BATES
Address RT. 94 & Palomino Rd Phone 562-0542-4
938-4234-B
Name of Architect SAME
Address SAME Phone SAME
Name of Contractor SAME
Address SAME Phone SAME
State whether applicant is owner, lessee, agent, architect, engineer or builder. OWNER
If applicant is a corporation, signature of duly authorized officer.

N/A
(Name and title of corporate officer)

1. On what street is property located? On the South side of RT. 94 WEST
(N. S. E. or W.)
and 50' feet from the intersection of Palomino Rd.
2. Zone or use district in which premises are situated 14 - NOTE -
EX SURVEY
3. Tax Map description of property: Section 67 Block 5 Lot 14 MAP ATTACHED
4. State existing use and occupancy of premises and intended use and occupancy of proposed construction:
a. Existing use and occupancy Single Family b. Intended use and occupancy Two Family
5. Nature of work (check which applicable): New Building..... Addition..... Alteration..... Repair..... Removal.....
Demolition..... Other.....
6. Size of lot: Front 120' Rear 204' Depth 242' Front Yard..... Rear Yard..... Side Yard.....
Is this a corner lot? YES
7. Dimensions of entire new construction: Front 21' Rear 21' Depth 21' Height 8' Number of stories 1
8. If dwelling, number of dwelling units 2 Number of dwelling units on each floor 1
Number of bedrooms 1 Baths 1 Toilets 1
Heating Plant: Gas..... Oil ✓ Electric...../Hot Air..... Hot Water ✓

APPROVED, AND IT IS THE DUTY OF THE INSPECTOR TO CONTINUE BEFORE THAT POINT IN THE WORK. ANY DISAPPROVED WORK MUST BE REINSPECTED AFTER CORRECTION.

CALL ONE DAY AHEAD FOR ALL INSPECTIONS TO AVOID DELAYS - 565-8807

- 1-WHEN EXCAVATING IS COMPLETE AND FOOTING FORMS ARE IN PLACE (BEFORE POURING).
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Name of Owner of Premises KENNETH E. & PATRICIA S. BATES
Address RT. 94 & PALOMINO Rd Phone 562-0542 - 4
Name of Architect SAME Phone 938-4234 - B
Address SAME Phone SAME
Name of Contractor SAME
Address SAME Phone SAME
State whether applicant is owner, lessee, agent, architect, engineer or builder: OWNER
If applicant is a corporation, signature of duly authorized officer.

N/A
(Name and title of corporate officer)

1. On what street is property located? On the South side of RT. 94 WEST
(N. S. E. or W.)
and 50' feet from the intersection of PALOMINO Rd.
2. Zone or use district in which premises are situated 5 - NOTE -
67 14 EX SURVEY
3. Tax Map description of property: Section 67 Block 5 Lot 14 MAP ATTACHED
4. State existing use and occupancy of premises and intended use and occupancy of proposed construction:
a. Existing use and occupancy SINGLE FAMILY b. Intended use and occupancy TWO FAMILY
5. Nature of work (check which applicable): New Building..... Addition..... Alteration..... Repair..... Removal.....
Demolition..... Other.....
6. Size of lot: Front 120' Rear 204' Depth 242' Front Yard..... Rear Yard ✓ Side Yard ✓
Is this a corner lot? YES
7. Dimensions of entire new construction: Front 21' Rear 21' Depth 21' Height 8' Number of stories 1
8. If dwelling, number of dwelling units 2 Number of dwelling units on each floor 1
Number of bedrooms 1 Baths 1 Toilets 1
Heating Plant: Gas..... Oil ✓ Electric...../Hot Air..... Hot Water ✓
If Garage, number of cars.....
9. If business, commercial or mixed occupancy, specify nature and extent of each type of use TO BE USED
AS INCOME PROPERTY
10. Estimated cost \$ 20,000 Fee.....
(to be paid on filing this application)

Costs for the work described in the Application for Building Permit include the cost of all the construction and other work done in connection therewith, exclusive of the cost of the land. If final cost shall exceed estimated cost, an additional fee may be required before the issuance of Certificate of Occupancy.

TOWN OF NEW WINDSOR, ORANGE COUNTY, N. Y.

Examined.....19.....
Approved.....19.....
Disapproved a/c.....
Permit No.

Office Of Building Inspector
Michael L. Babcock
Town Hall, 555 Union Avenue
New Windsor, New York 12550
Telephone 565-8807

Refer —

Planning Board.....
Highway.....
Sewer.....
Water.....
Zoning Board of Appeals

APPLICATION FOR BUILDING PERMIT

Pursuant to New York State Building Code and Town Ordinances

Date.....19.....

INSTRUCTIONS

- This application must be completely filled in by typewriter or in ink and submitted in duplicate to the Building Inspector.
- Plot plan showing location of lot and buildings on premises, relationship to adjoining premises or public streets or areas, and giving a detailed description of layout of property must be drawn on the diagram which is part of this application.
- This application must be accompanied by two complete sets of plans showing proposed construction and two complete sets of specifications. Plans and specifications shall describe the nature of the work to be performed, the materials and equipment to be used and installed and details of structural, mechanical and plumbing installations.
- The work covered by this application may not be commenced before the issuance of a Building Permit.
- Upon approval of this application, the Building Inspector will issue a Building Permit to the applicant together with approved set of plans and specifications. Such permit and approved plans and specifications shall be kept on the premises, available for inspection throughout the progress of the work.
- No building shall be occupied or used in whole or in part for any purpose whatever until a Certificate of Occupancy shall have been granted by the Building Inspector.

APPLICATION IS HEREBY MADE to the Building Inspector for the issuance of a Building Permit pursuant to the New York Building Construction Code Ordinances of the Town of New Windsor for the construction of buildings, additions or alterations, or for removal or demolition or use of property, as herein described. The applicant agrees to comply with all applicable laws, ordinances, regulations and certifies that he is the owner or agent of all that certain lot, piece or parcel of land and/or building described in this application and if not the owner, that he has been duly and properly authorized to make this application and to assume responsibility for the owner in connection with this application.

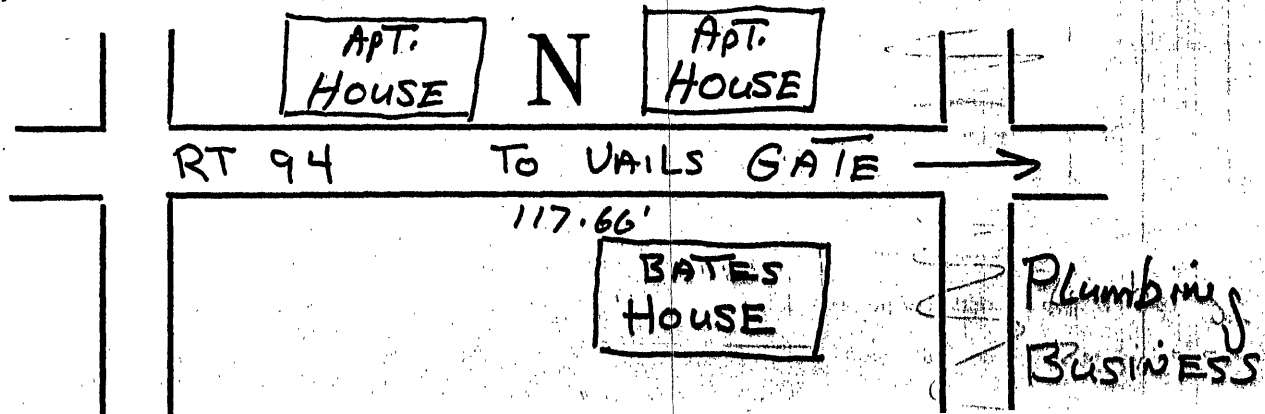
.....
(Signature of Applicant)

PO BOX 338
CORNWALL, N.Y. 12518
(Address of Applicant)

PLOT PLAN

NOTE: Locate all buildings and indicate all set-back dimensions.

Applicant must indicate the building line or lines clearly and distinctly on the drawings.



Highway
Sewer
Water
Zoning Board of Appeals

Pursuant to New York State Building Code and Town Ordinances

Date.....19.....

INSTRUCTIONS

- This application must be completely filled in by typewriter or in ink and submitted in duplicate to the Building Inspector.
- Plot plan showing location of lot and buildings on premises, relationship to adjoining premises or public streets or areas, and giving a detailed description of layout of property must be drawn on the diagram which is part of this application.
- This application must be accompanied by two complete sets of plans showing proposed construction and two complete sets of specifications. Plans and specifications shall describe the nature of the work to be performed, the materials and equipment to be used and installed and details of structural, mechanical and plumbing installations.
- The work covered by this application may not be commenced before the issuance of a Building Permit.
- Upon approval of this application, the Building Inspector will issue a Building Permit to the applicant together with approved set of plans and specifications. Such permit and approved plans and specifications shall be kept on the premises, available for inspection throughout the progress of the work.
- No building shall be occupied or used in whole or in part for any purpose whatever until a Certificate of Occupancy shall have been granted by the Building Inspector.

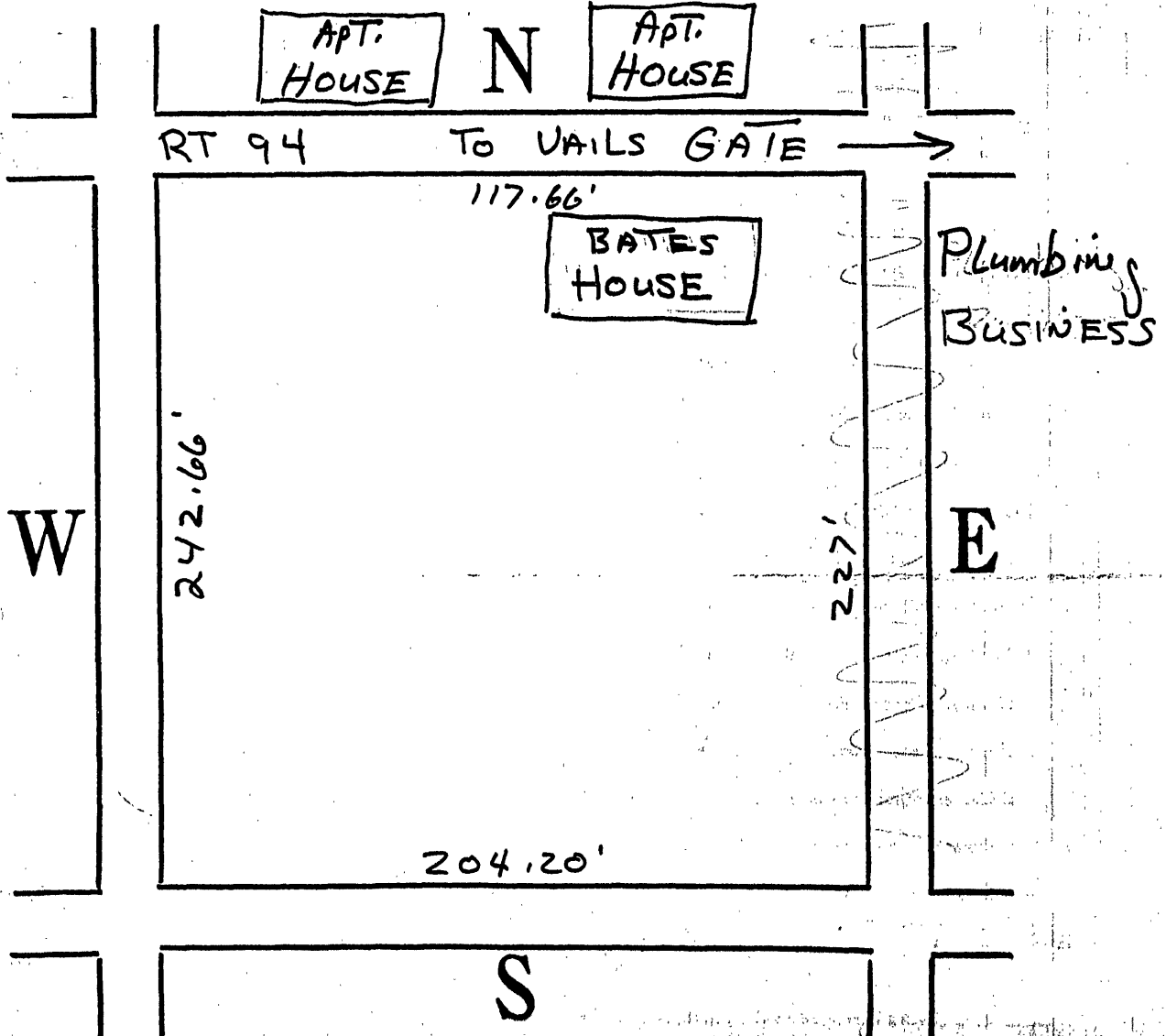
APPLICATION IS HEREBY MADE to the Building Inspector for the issuance of a Building Permit pursuant to the New York Building Construction Code Ordinances of the Town of New Windsor for the construction of buildings, additions or alterations, or for removal or demolition or use of property, as herein described. The applicant agrees to comply with all applicable laws, ordinances, regulations and certifies that he is the owner or agent of all that certain lot, piece or parcel of land and/or building described in this application and if not the owner, that he has been duly and properly authorized to make this application and to assume responsibility for the owner in connection with this application.

Kenneth E. Burtis
(Signature of Applicant)

PO BOX 338
CORNWALL, N.Y. 12518
(Address of Applicant)

PLOT PLAN

NOTE: Locate all buildings and indicate all set-back dimensions.
Applicant must indicate the building line or lines clearly and distinctly on the drawings.



4.5 A (C)

MC
zone

2560
Fence

CORP.

RAIL

CONSOLIDATED

STATE-
MAURIC
FRANK
134
N.Y. —
MRS.
12

HWY-67

NO. 94

SWAMP
(PALANIN)

CORNWALL

5

11
LIA(C)

PUBLIC NOTICE OF HEARING BEFORE
ZONING BOARD OF APPEALS
TOWN OF NEW WINDSOR

PLEASE TAKE NOTICE that the Zoning Board of Appeals
of the TOWN OF NEW WINDSOR, New York will hold a
Public Hearing pursuant to Section 48-34A of the
Zoning Local Law on the following proposition:

Appeal No. 37

Request of Kenneth & Patricia Bates

for a VARIANCE of

the regulations of the Zoning Local Law to
permit two family residence in a PI(planned
industrial) zoning.

being a VARIANCE of

Section 48-9 -Table of use/bulk Regs.-Col. A.

for property situated as follows:

South side of Rt. 94 and Corner of Palomino Rd.

New Windsor, NY Known & designated as Tax

Lot Sec. 67-Blk. 5 Lot 14

SAID HEARING will take place on the ____ day of
____, 19____, at the New Windsor Town Hall,
555 Union Avenue, New Windsor, N. Y. beginning at
7:30 o'clock P. M.

James Nugent
Chairman



1763

TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK

260

October 14, 1988

Kenneth E. & Patricia Bates
Route 94 & Swamp Road
Vails Gate, NY 12584

Re: Variance List/ Property 67-5-14

Dear Mr. & Mrs. Bates:

According to our records, the attached list of property owners are within five hundred (500) feet of the above mentioned property.

The charge for this service is \$45.00, minus your deposit of \$25.00. Please remit same to the Town Clerk, Town of New Windsor, NY.

Sincerely,

Leslie Cook

LESLIE COOK
Acting Assessor

LC/cp
Attachments

Trizinsky, Leonard T. & Patricia D.
RD #2 Box 165B Riley Road
New Windsor, NY 12550 4

Miele, Oneillo ✓
3 Allen Lane
Sloatsburg, NY 10974

Maceli, Mae
RD #2 Riley Road
New Windsor, NY 12550

Rieber, Kay 4
43 Knox Drive
New Windsor, NY 12550

Chidgey, Leonard J. & Elsie C.
Box 163 Route 94, RD #2 4
New Windsor, NY 12550

Hopkins, George & Edna 4
PO Box 31
Vails Gate, NY 12584

Castelo, Joseph 4
223 Willow Avenue
Hoboken, New Jersey 07030

Erie Properties Corp. 4
401 South Water Street
Newburgh, NY 12550

Allen, Joseph W. & Julia 4
PO Box 454
Vails Gate, NY 12584

Waxtel, Robert & 4
Smith Edward
PO Box 255
Wallkill, NY 12589

Hellman, Howard N. 4
56 Red Hill Road
New City, NY 10956

Peterson, Vernon & Brenda ✓
PO Box 494
Vails Gate, NY 12584

Food Service Concepts Inc. 4
c/o Frank Faga
2737 NW 42nd Avenue
Coconut Creek, Florida 33066

Acevedo, Michael, Mario & Millie
209 Broadway
Newburgh, NY 12550

Collini, Ferdinando & Angela
PO Box 116
Vails Gate, NY 12584

Waltke, Robert
Beecher Hill Rd.
Box 137A
Wallkill, NY 12589

San, Kwok Hei
100 Route 94
New Windsor, NY 12550

Salazar, John O. &
Belkis, R.
PO Box 665
Vails Gate, NY 12584

Stockdale, Arthur
PO Box 598
Cornwall, NY 12518

Maurice, Elaine
PO Box 366
Route 94
Vails Gate, NY 12584

Mule, Robert & Victoria
PO Box 565
Vails Gate, NY 12584

Tuna, Mustafa &
Prajapati, Vasant M.
264 Grand Street
Newburgh, NY 12550

Naclerio, Frederick & Christine
408 Carlton Circle
New Windsor, NY 12550

Andreas, Lewis Y. & Asunta H.
40 East Parmenter St.
Newburgh, NY 12550

Cola, Hugo & Dolores
RD #2 Palamino Place
New Windsor, NY 12550

Syvertsan, Martin & Lillian J.
Box 168
Vails Gate, NY 12584